

City of Flint, Michigan

*Third Floor, City Hall
1101 S. Saginaw Street
Flint, Michigan 48502
www.cityofflint.com*



Meeting Minutes - Draft

Monday, July 11, 2022

8:42 PM

Council Chambers

CITY COUNCIL

Allie Herkenroder, Vice President, Ward 7

*Eric Mays, Ward 1
Quincy Murphy, Ward 3
Jerri Winfrey-Carter, Ward 5
Dennis Pfeiffer, Ward 8*

*Ladel Lewis, Ward 2
Judy Priestley, Ward 4
Tonya Burns, Ward 6
Eva L. Worthing, Ward 9*

Inez M. Brown, City Clerk

Davina Donahue, Deputy Clerk

CALL TO ORDER

Vice President Allie Herkenroder called this meeting to order at 8:42 p.m.

ROLL CALL

Present: Councilperson: Councilperson Mays, Councilperson Lewis, Councilperson Murphy, Councilperson Priestley, Councilperson Winfrey-Carter, Councilperson Burns, Herkenroder and Councilperson Pfeiffer

Absent: Councilperson: Councilperson Worthing

PLEDGE OF ALLEGIANCE

Councilperson Dennis Pfeiffer led the Pledge of Allegiance.

PRAYER OR BLESSING

Councilperson Ladel Lewis gave the Blessing.

PUBLIC HEARINGS

220222.6 Resolution No. 220222.1

A Public Hearing on Resolution No. 220222.1, a resolution to approve the City of Flint Brownfield Redevelopment Authority Brownfield Plan for the Carriage Town Neighborhood project, located at 412, 417 and 427 West Second Avenue. All aspects of the Brownfield Redevelopment Authority Brownfield Plan are open for discussion at the Public Hearing. [NOTE: The Brownfield Plan is available for public inspection in the City Clerk's Office at Flint City Hall.]

HEARING HELD

220225.6 Ordinance No. 220225

A Public Hearing on Ordinance 220225, an ordinance to amend the Flint City Code of Ordinances by amending Chapter 50 (Zoning) and by repealing said Ordinance, and adopting Chapter 50 (Zoning), Articles 1 through 18, which will be known as the Zoning Code of the City of Flint, Michigan. [NOTE: This 749-page document replaces the entire Chapter 50 of the Flint City Code of Ordinances (zoning).]

HEARING HELD

220253.6 Ordinance 220253

A Public Hearing on Ordinance No. 220253, an ordinance to amend the Code of the City of Flint by amending Chapter 18, (Taxation; Funds; Purchasing); Article I, (In General); Section 18-4.1, (Service Charge in Lieu of Taxes for Housing Facilities for Certain Persons) shall be amended by adding subsection (OO). [NOTE: The PILOT is for Mach 1 Limited Dividend Housing Association, LLC, to own and operate a housing project identified as Howard Estates. The annual service charge

for the class of persons of low and moderate income shall be equal to three (3) percent of the annual shelter rents, exclusive of charges for gas, electricity, heat or other utilities furnished to the occupants.]

HEARING HELD

ORDINANCES

220253 Amendment/Ordinance/Chapter 18 (Taxation; Funds; Purchasing)/Article I (In General)/Section 18-4.1 (Service Charge in Lieu of Taxes for Housing Facilities for Certain Persons)

An ordinance to amend the Code of the City of Flint by amending Chapter 18, (Taxation; Funds; Purchasing); Article I, (In General); Section 18-4.1, (Service Charge in Lieu of Taxes for Housing Facilities for Certain Persons) shall be amended by adding subsection (OO). [NOTE: The PILOT is for Mach 1 Limited Dividend Housing Association, LLC, to own and operate a housing project identified as Howard Estates. The annual service charge for the class of persons of low and moderate income shall be equal to three (3) percent of the annual shelter rents, exclusive of charges for gas, electricity, heat or other utilities furnished to the occupants.]

A motion was made by Councilperson Mays, seconded by Councilperson Murphy, that this matter be PASSED. The motion carried by the following vote:

Aye: 8 - Councilperson Mays, Councilperson Lewis, Councilperson Murphy, Councilperson Priestley, Councilperson Winfrey-Carter, Councilperson Burns, Vice President Herkenroder and Councilperson Pfeiffer

Absent: 1 - Councilperson Worthing

PUBLIC HEARINGS CONTINUED

220254.6 Ordinance No. 220254

A Public Hearing on Ordinance No. 220254, an ordinance to amend the Code of the City of Flint by amending Chapter 18, (Taxation; Funds; Purchasing); Article I, (In General); Section 18-4.1, (Service Charge in Lieu of Taxes for Housing Facilities for Certain Persons) shall be amended by adding subsection (PP). [NOTE: The PILOT is for Mach 1 Limited Dividend Housing Association, LLC, to own and operate a housing project identified as Centerview Apartments. The annual service charge for the class of persons of low and moderate income shall be equal to three (3) percent of the annual shelter rents, exclusive of charges for gas, electricity, heat or other utilities furnished to the occupants.]

HEARING HELD

ORDINANCES CONTINUED

220254 Amendment/Ordinance/Chapter 18 (Taxation; Funds; Purchasing)/Article I (In General)/Section 18-4.1 (Service Charge in Lieu of Taxes for Housing Facilities

for Certain Persons)

An ordinance to amend the Code of the City of Flint by amending Chapter 18, (Taxation; Funds; Purchasing); Article I, (In General); Section 18-4.1, (Service Charge in Lieu of Taxes for Housing Facilities for Certain Persons) shall be amended by adding subsection (PP). [NOTE: The PILOT is for Mach 1 Limited Dividend Housing Association, LLC, to own and operate a housing project identified as Centerview Apartments. The annual service charge for the class of persons of low and moderate income shall be equal to three (3) percent of the annual shelter rents, exclusive of charges for gas, electricity, heat or other utilities furnished to the occupants.]

A motion was made by Councilperson Lewis, seconded by Councilperson Priestley, that this matter be PASSED. The motion carried by the following vote:

Aye: 7 - Councilperson Lewis, Councilperson Murphy, Councilperson Priestley, Councilperson Winfrey-Carter, Councilperson Burns, Vice President Herkenroder and Councilperson Pfeiffer

Abstain: 1 - Councilperson Mays

Absent: 1 - Councilperson Worthing

PUBLIC HEARINGS CONTINUED

220255.6 Ordinance No. 220255

A Public Hearing on Ordinance No. 220255, an ordinance to amend the Code of the City of Flint by amending Chapter 18, (Taxation; Funds; Purchasing); Article I, (In General); Section 18-4.1, (Service Charge in Lieu of Taxes for Housing Facilities for Certain Persons) shall be amended by adding subsection (QQ). [NOTE: The PILOT is for Mach 1 Limited Dividend Housing Association, LLC, to own and operate a housing project identified as Aldridge Place Apartments. The annual service charge for the class of persons of low and moderate income shall be equal to three (3) percent of the annual shelter rents, exclusive of charges for gas, electricity, heat or other utilities furnished to the occupants.]

HEARING HELD

ORDINANCES CONTINUED

220255 Amendment/Ordinance/Chapter 18 (Taxation; Funds; Purchasing)/Article I (In General)/Section 18-4.1 (Service Charge in Lieu of Taxes for Housing Facilities for Certain Persons)

An ordinance to amend the Code of the City of Flint by amending Chapter 18, (Taxation; Funds; Purchasing); Article I, (In General); Section 18-4.1, (Service Charge in Lieu of Taxes for Housing Facilities for Certain Persons) shall be amended by adding subsection (QQ). [NOTE: The PILOT is for Mach 1 Limited Dividend Housing Association, LLC, to own and operate a housing project identified as Aldridge Place Apartments. The annual service charge for the class of persons

of low and moderate income shall be equal to three (3) percent of the annual shelter rents, exclusive of charges for gas, electricity, heat or other utilities furnished to the occupants.]

A motion was made by Councilperson Murphy, seconded by Councilperson Lewis, that this matter be PASSED. The motion carried by the following vote:

Aye: 8 - Councilperson Mays, Councilperson Lewis, Councilperson Murphy, Councilperson Priestley, Councilperson Winfrey-Carter, Councilperson Burns, Vice President Herkenroder and Councilperson Pfeiffer

Absent: 1 - Councilperson Worthing

PUBLIC HEARINGS CONTINUED

220256.6 Ordinance No. 220256

A Public Hearing for Ordinance No. 220256, an ordinance to amend the Code of the City of Flint by amending Chapter 18, (Taxation; Funds; Purchasing); Article I, (In General); Section 18-4.1, (Service Charge in Lieu of Taxes for Housing Facilities for Certain Persons) shall be amended by adding subsection (RR). [NOTE: The PILOT is for Mach 1 Limited Dividend Housing Association, LLC, to own and operate a housing project identified as Mince Manor. The annual service charge for the class of persons of low and moderate income shall be equal to three (3) percent of the annual shelter rents, exclusive of charges for gas, electricity, heat or other utilities furnished to the occupants.]

HEARING HELD

ORDINANCES CONTINUED

220256 Amendment/Ordinance/Chapter 18 (Taxation; Funds; Purchasing)/Article I (In General)/Section 18-4.1 (Service Charge in Lieu of Taxes for Housing Facilities for Certain Persons)

An ordinance to amend the Code of the City of Flint by amending Chapter 18, (Taxation; Funds; Purchasing); Article I, (In General); Section 18-4.1, (Service Charge in Lieu of Taxes for Housing Facilities for Certain Persons) shall be amended by adding subsection (RR). [NOTE: The PILOT is for Mach 1 Limited Dividend Housing Association, LLC, to own and operate a housing project identified as Mince Manor. The annual service charge for the class of persons of low and moderate income shall be equal to three (3) percent of the annual shelter rents, exclusive of charges for gas, electricity, heat or other utilities furnished to the occupants.]

A motion was made by Councilperson Priestley, seconded by Councilperson Murphy, that this matter be PASSED. The motion carried by the following vote:

Aye: 8 - Councilperson Mays, Councilperson Lewis, Councilperson Murphy, Councilperson Priestley, Councilperson Winfrey-Carter, Councilperson Burns, Vice President Herkenroder and Councilperson Pfeiffer

Absent: 1 - Councilperson Worthing

PUBLIC SPEAKING

Public Speaking was held.

PETITIONS AND UNOFFICIAL COMMUNICATIONS

220275 Entire Tribunal Property Tax Petition/Michigan Tax Tribunal/Waterfront Capital, LLC v City of Flint/MOHR Docket No. 22-001746

Communication dated June 22, 2022, re: Entire Tribunal Property Tax Petition and Proof of Service filed with the Michigan Tax Tribunal by Waterfront Capital, LLC, Inc regarding Parcel No. 47-33-302-006.

This Matter was Placed on File on the Consent Agenda.

220276 Mahekal Properties, LLC v City of Flint/MTT Docket No. 22-001200-TT

Communication received June 2022, re: Proof of Service and Petition filed with the Michigan Tax Tribunal by Mahekal Properties, LLC, regarding Parcel No. 41-21-351-050.

This Matter was Placed on File on the Consent Agenda.

220277 Hoxton Properties, LLC v City of Flint/MTT Docket No. 22-001230-TT

Communication received June 2022, re: Proof of Service and Petition filed with the Michigan Tax Tribunal by Hoxton Properties, LLC, regarding Parcel Nos. 46-34-226-010 and 46-34-226-006.

This Matter was Placed on File on the Consent Agenda.

220278 Abbots Meat, Inc. v City of Flint/MTT Docket No. 22-001435

Communication dated June 22, 2022, re: Proof of Service and Petition filed with the Michigan Tax Tribunal by Abbots Meat, Inc, regarding Parcel No. 40-15-489-013.

This Matter was Placed on File on the Consent Agenda.

220279 Genesee County Habitat for Humanity v City of Flint/MTT Docket No. 22-001438

Communication dated June 22, 2022, re: Proof of Service and Petition filed with the Michigan Tax Tribunal by Genesee County Habitat for Humanity, regarding Parcel No. 40-13-126-039.

This Matter was Placed on File on the Consent Agenda.

COMMUNICATIONS (from Mayor and other City Officials)

220280 Communication/Assessor/Board of Review

Communication dated July 5, 2022, from City Assessor Stacey Kaake to City Council, re: the July 2022 Board of Review will be meeting at 1 p.m. Tuesday, July 19, 2022, in the McKenzie Room, 2nd Floor, City Hall.

This Matter was Placed on File on the Consent Agenda.

220281 Ramp Closures/Southbound I-475 Westbound I-69/Reconstruction Projects

Email received June 26, 2022, from Traffic Engineering and DPW, identifying the latest lane closures and ramp closures for the I-69 and I-475 Reconstruction projects.

This Matter was Placed on File on the Consent Agenda.

220282 Traffic Engineering/Closure Permits

Sidewalk, Lane and Street Closure permits (6) dated May, June and July 2022, for requested activities/events, with noted responsibility for the placement of the required traffic control devices, and/or personnel, for the protection of traffic and event participants.

This Matter was Placed on File on the Consent Agenda.

ROLL CALL

Councilperson Murphy left at 10:04 p.m.

Present: Councilperson: Councilperson Mays, Councilperson Lewis, Councilperson Priestley, Councilperson Winfrey-Carter, Councilperson Burns, Herkenroder and Councilperson Pfeiffer

Absent: Councilperson: Councilperson Murphy and Councilperson Worthing

MOTION TO APPEAL

Councilperson Mays, with support from Councilperson Winfrey-Carter, appealed the ruling of the Chair for not following the agenda (for skipping communications). The vote was 1-5 (No: Mays, Priestley, Winfrey-Carter, Burns, Pfeiffer). (Abstention: Lewis). (Absent: Murphy, Worthing).

RESOLUTIONS

220222.1 Approval/Brownfield Redevelopment Authority/Brownfield Plan/Carriage Town Neighborhood Project/ 412, 417 and 427 West Second Avenue

Resolution resolving that the Flint City Council hereby determines that the [Brownfield Plan] constitutes a public purpose, that it is in the best interest of the public to promote the revitalization of environmentally distressed areas in the City to proceed with the Plan and that it meets the requirements set forth in Section 13 of Public Act 381. The Plan as submitted is hereby approved and adopted.

This Matter was ADOPTED BY THE MASTER RESOLUTION on the Consent Agenda.

- 220249.3** Second Amendment/Sale of City-Owned Land/5518 North Saginaw Street/Donald Dover & McConnie Sanders

Amended resolution resolving that the appropriate city officials are authorized to do all things necessary to enter into and complete the sale of the property commonly known as 5518 North Saginaw Street, Flint, MI 48505, Parcel No. 47-30-352-034, and legally described as OAK KNOLL LOT 116, for a cost of \$3,500.00, and transfer the property to Donald Dover and McConnie Sanders in an AS IS condition by means of conveyance of a Quit Claim Deed. Revenue realized from the sale of this real property will be placed in Revenue Acct. No. 101-371.209-673.100, AND, resolving that the City Clerk shall, within thirty (30) days of this action, record a certified copy of this resolution with the Register of Deeds for Genesee County and forward a certified copy of said resolution to the State Treasurer. [NOTE: Resolution amended to change the sale price from \$1,000.00 to \$3,500.00.]

SEPARATED FROM MASTER RESOLUTION

- 220264** Contract/MEI Total Elevator Solutions/Upgrades/Two-Traction Elevators/City Hall

Resolution authorizing the appropriate city officials, upon City Council's approval, are to do all things necessary to enter into a contract with MEI Total Elevator Solutions for upgrades of two-track elevators at City Hall, as requested by Maintenance, in an amount NOT-TO-EXCEED \$344,153.00 [Public Improvement Fund Acct. No. 444-230.200-976.000.]

This Matter was ADOPTED BY THE MASTER RESOLUTION on the Consent Agenda.

- 220265** PVS Technologies, Inc./Aqueous Ferrous Chloride

Resolution authorizing the Division of Purchases and Supplies, upon City Council's approval, to issue a purchase order to PVS Technologies, Inc. [for Aqueous Ferrous Chloride], as requested by Water Pollution Control, in an amount NOT-TO-EXCEED \$140,000.00 [Sewer Fund Acct. No. 590-550.100-753.000.]

This Matter was ADOPTED BY THE MASTER RESOLUTION on the Consent Agenda.

- 220267** Change Order #4/Contract/Boyd's Lawn & Landscaping/Mowing Abatement/Parks, Trails, Cemeteries & Triangles

Resolution resolving that the appropriate city officials, upon City Council's approval, are authorized to do all things necessary to complete and execute Change Order No. 4 [to the contract] with Boyd's Lawn & Landscaping to provide mowing services for parks, trails, cemeteries, and triangles through June 30, 2023, in an amount NOT-TO-EXCEED \$165,000.00, as requested by Planning and Development [Parks Fund Acct. No. 208-752.102-801.000.] [NOTE: No aggregate total is listed.]

This Matter was ADOPTED BY THE MASTER RESOLUTION on the Consent Agenda.

220268 Resolution of Support/Donation/Energy-Efficient Appliances/Consumers Energy

Resolution resolving that the Flint City Council wishes to do all things necessary to support the donation of energy-efficient appliances by Consumers Energy. [NOTE: The Fire Department is requesting the acceptance of one water heater, one commercial oven and three refrigerators from Consumers energy as part of the Consumers Energy Business Efficient program to be placed in each of the five fire stations located in the City of Flint.]

This Matter was ADOPTED BY THE MASTER RESOLUTION on the Consent Agenda.

RESOLUTIONS (May be Referred from Special Affairs)

220273 Name Change/Fire Station No. 1/Joe Davis, Jr.

Resolution resolving that the City Council authorizes the renaming of Fire Station No. 1, located at 310 East Fifth Street, as Joe Davis, Jr. Fire Station No. 1. [NOTE: Joe Davis, Jr. was the City of Flint's first African American firefighter. He served for 24 years before retiring in 1985.]

This Matter was ADOPTED BY THE MASTER RESOLUTION on the Consent Agenda.

220284 Settlement/Donnie Houston v City of Flint et al/Genesee County Circuit Court Case No. 21-115234-NI

Resolution resolving that the Flint City Council approves settlement in the matter of Donnie Houston v City of Flint et al, Case No. 21-115234-NI, in the amount of \$10,000.00, in satisfaction of any and all claims against the city and its employee arising out of said matter, with payment to be drawn from appropriated funds in Litigation & Suits & Acct. No. 677-266.200-956.300. [NOTE: An Executive Session was held in this matter on July 6, 2022.]

This Matter was ADOPTED BY THE MASTER RESOLUTION on the Consent Agenda.

Passed The Consent Agenda

A motion was made by Councilperson Pfeiffer, seconded by Councilperson Priestley, including all the preceding items marked as having been adopted on a Consent Agenda. The motion carried by the following vote:

Aye: 7 - Councilperson Mays, Councilperson Lewis, Councilperson Priestley, Councilperson Winfrey-Carter, Councilperson Burns, Vice President Herkenroder and Councilperson Pfeiffer

Absent: 2 - Councilperson Murphy and Councilperson Worthing

SEPARATED FROM MASTER RESOLUTION

220249.3 Second Amendment/Sale of City-Owned Land/5518 North Saginaw Street/Donald Dover & McConnie Sanders

Amended resolution resolving that the appropriate city officials are authorized to do all things necessary to enter into and complete the sale of the property commonly known as 5518 North Saginaw Street, Flint, MI 48505, Parcel No. 47-30-352-034, and legally described as OAK KNOLL LOT 116, for a cost of \$3,500.00, and transfer the property to Donald Dover and McConnie Sanders in an AS IS condition by means of conveyance of a Quit Claim Deed. Revenue realized from the sale of this real property will be placed in Revenue Acct. No. 101-371.209-673.100, AND, resolving that the City Clerk shall, within thirty (30) days of this action, record a certified copy of this resolution with the Register of Deeds for Genesee County and forward a certified copy of said resolution to the State Treasurer. [NOTE: Resolution amended to change the sale price from \$1,000.00 to \$3,500.00.]

A motion was made by Councilperson Pfeiffer, seconded by Councilperson Burns, that this matter be Adopted. The motion carried by the following vote:

Aye: 5 - Councilperson Mays, Councilperson Priestley, Councilperson Winfrey-Carter, Councilperson Burns and Councilperson Pfeiffer

No: 1 - Vice President Herkenroder

Absent: 3 - Councilperson Lewis, Councilperson Murphy and Councilperson Worthing

RECESS/ADJOURNMENT

Though Councilperson Priestley, with support from Councilperson Pfeiffer, made a motion to acknowledge Ordinance No. 220272 for First Reading, a tornado siren precipitated a recess from the meeting until 11:58 p.m. After the recess, the meeting adjourned at 11:59 p.m. due to lack of a quorum.

INTRODUCTION AND FIRST READING OF ORDINANCES (May be Referred from Special Affairs)

220272 Ordinance/Amendment/Chapter 31 (General Offenses)/Article III (Blight Violations)/Amendment of Section 31-81

An ordinance to amend the Code of the City of Flint by amending Chapter 31 (General Offenses), Article III (Blight Violations), by amending Section 31-62 (Blight Violation).

POSTPONED

SECOND READING AND ENACTMENT OF ORDINANCES

220225 Amendment/Ordinance/Chapter 50 (Zoning)

An ordinance to amend the Flint City Code of Ordinances by amending Chapter 50 (Zoning) and by repealing said Ordinance, and adopting Chapter 50 (Zoning), Articles 1 through 18, which will be known as the Zoning Code of the

City of Flint, Michigan. [NOTE: This 749-page document replaces the entire Chapter 50 of the Flint City Code of Ordinances (zoning).]

POSTPONED

ADJOURNMENT

The meeting adjourned at 11:59 p.m. due to lack of a quorum.

Respectfully transcribed & submitted,

Janell Johnson, Administrative Secretary to City Council